



**CITY OF HAYWARD**  
**AGENDA REPORT**

AGENDA DATE 07/22/03

AGENDA ITEM 3

WORK SESSION ITEM \_\_\_\_\_

**TO:** Mayor and City Council

**FROM:** Director of Community and Economic Development

**SUBJECT:** Final Map Tract 7215 – Warraich Corporation, Inc. (Subdivider) - Approval of Final Map, Authorize the City Manager to Execute a Subdivision Agreement

**RECOMMENDATION:**

It is recommended that the City Council authorize the attached resolution pertaining to Final Map Tract 7215.

**DISCUSSION:**

The subject final map is for a 7 lot residential development at 308 Valle Vista Avenue, at the corner of Dixon Street and Valle Vista Avenue. The tentative map was approved by the City Council on November 20, 2001. The developer will construct 6 town-homes served by a private driveway. The project site is 2 blocks from the South Hayward BART Station in an area developed by with other multi-family and single-family homes.

The final map was reviewed by the City Engineer and was found to be in substantial compliance with the tentative map and in conformance with the Subdivision Map Act and provisions of local ordinances. The developer has submitted the subdivision improvement plans and has posted a security for faithful performance of the improvements in the amount of \$38,715.00 and an equal amount for labor and materials.

Prepared by:

A handwritten signature in black ink, appearing to read "A S Gaber", written over a horizontal line.

Andrew S. Gaber, P.E.  
Development Review Engineer

Recommended by:

A handwritten signature in black ink, appearing to read "Sylvia Ehrenthal", written over a horizontal line.

Sylvia Ehrenthal  
Director of Community and Economic Development

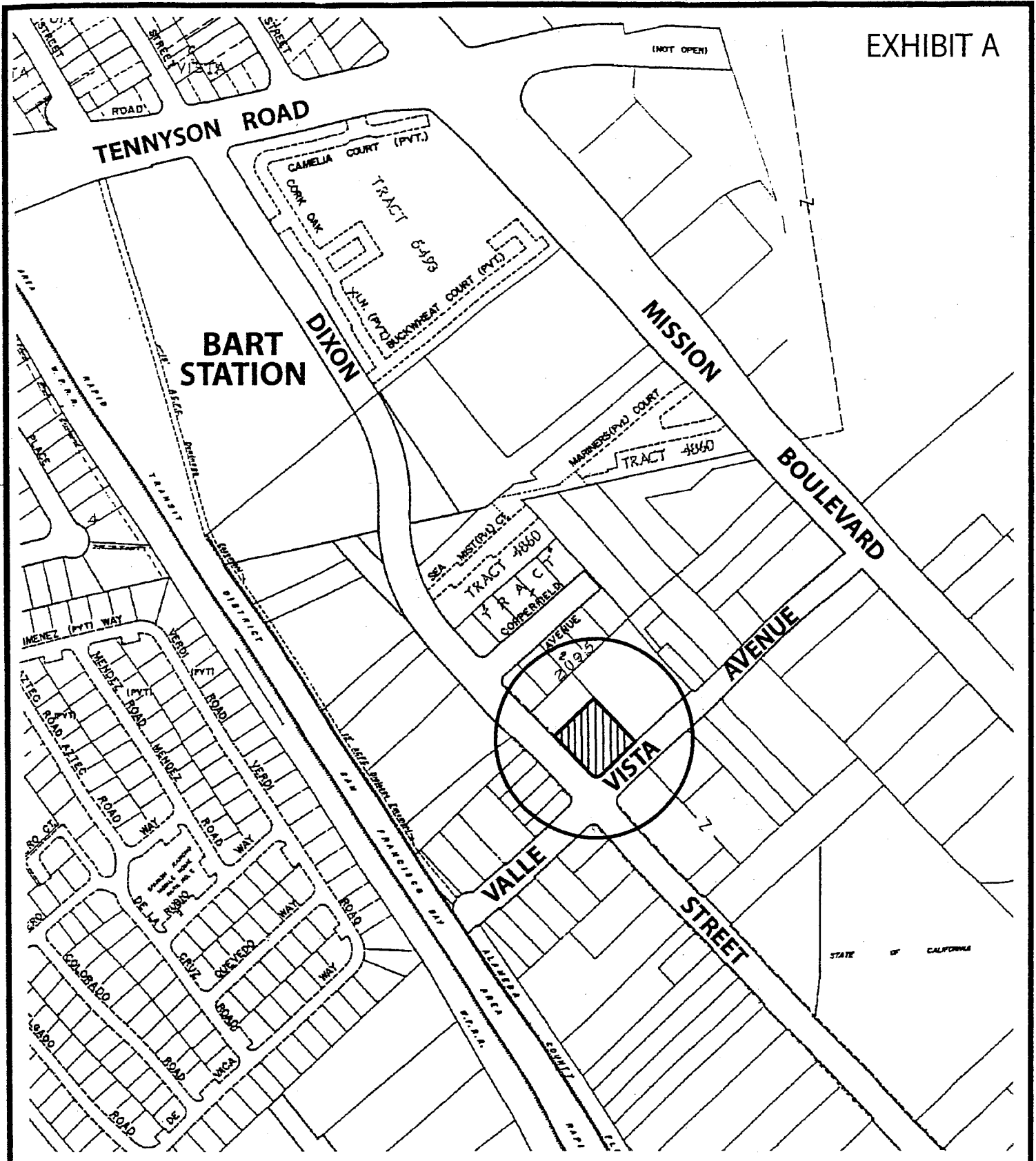
Approved by:

  
\_\_\_\_\_  
Jesús Armas, City Manager

Exhibits:     Area Map  
                 Draft Resolution

7/8/03

EXHIBIT A



**AREA MAP**

Planned Development No. 2001-0135

and

Tentative Tract Map 7215

# DRAFT

HAYWARD CITY COUNCIL

RESOLUTION NO. 03-

Introduced by Council Member \_\_\_\_\_

*me  
7/11/03*

RESOLUTION APPROVING FINAL MAP FOR TRACT 7215  
AND AUTHORIZING THE CITY MANAGER TO EXECUTE  
A SUBDIVISION AGREEMENT

WHEREAS, there has been presented to the City Council of the City of Hayward, Final Map Tract 7215 which is for a 7 lot residential development at 308 Valle Vista Avenue at the corner of Dixon Street and Valle Vista Avenue for 6 town-homes and a private driveway; and

WHEREAS, the Director of Community and Economic Development and Director of Public Works recommend approval of Final Map Tract 7215.

NOW THEREFORE BE IT RESOLVED, that the City Council of the City of Hayward does hereby find that Final Map Tract 7215 is in substantial conformance with the Tentative Map, and does hereby approve Final Map Tract 7215.

BE IT FURTHER RESOLVED that the City Manager is hereby authorized for and on behalf of the City of Hayward to negotiate and execute a subdivision agreement in a form approved by the City Attorney, and to execute any and all documents necessary to complete the transfer of those portions of Tract 7215 property which will be dedicated to or acquired by the City.

IN COUNCIL, HAYWARD, CALIFORNIA \_\_\_\_\_, 2003

ADOPTED BY THE FOLLOWING VOTE:

AYES: COUNCIL MEMBERS:

MAYOR:

NOES: COUNCIL MEMBERS:

ABSTAIN: COUNCIL MEMBERS:

ABSENT: COUNCIL MEMBERS:

ATTEST: \_\_\_\_\_  
City Clerk of the City of Hayward

APPROVED AS TO FORM:

\_\_\_\_\_  
City Attorney of the City of Hayward